

**MINUTES OF THE PLANNING COMMITTEE MEETING** held at 7:00 pm on Wednesday 20 May 2026 in the St Piran's Room, the Penlee Centre, Penlee Park, Penzance.

**PRESENT** JS Power (Chair)

KM Baker  
PA Law  
DM Paul  
SJ Reynolds  
MA Wilson

Also present: Elliot Ridington (Democratic Services and Governance Officer).

**1. APOLOGIES FOR ABSENCE**

Apologies for absence were received from Councillor Osborne due to other Council business.

Councillor Jackson was absent without having provided apologies.

**2. ELECTION OF VICE-CHAIR**

It was proposed that Councillor Reynolds be appointed as Vice-Chair of the Planning Committee.

In the absence of any other nominations, it was unanimously

**RESOLVED** that Councillor Reynolds be appointed as Vice-Chair of the Planning Committee.

(Proposed: Councillor Law; seconded: Councillor Wilson)

**3. DECLARATIONS OF INTEREST**

There were no declarations of interest.

**4. TO CONSIDER WRITTEN REQUESTS FOR DISPENSATION**

No written requests for dispensation had been received.

**5. EXCLUSION OF THE PRESS AND PUBLIC**

There were no confidential matters to be considered.

**6. TO APPROVE THE MINUTES OF THE MEETING HELD ON 29 APRIL 2026**

Following consideration, it was

**RESOLVED** that the Minutes of the meeting held on 29 April 2026 be approved as a true and accurate record and signed by the Chair.

(Proposed: Councillor Wilson; seconded: Councillor Paul)

Vote; Councillors Baker, Paul, Power, Reynolds and Wilson in favour. Councillor Law abstained.

## **7. PUBLIC PARTICIPATION**

A member of the public was in attendance and spoke in favour of Application No. 1 – PA26/02526 ‘Conversion of existing outbuilding to provide annexe accommodation and link extension including alterations to existing dwelling. Trevithal An Mor, Trevithal, Paul, Penzance’.

A member of the public was in attendance and spoke in favour of Application No. 4 – PA2601838 ‘Conversion and extension of an existing building to form a self-build dwelling with associated site works including landscaping, stabilisation and access. Jennings House, Jennings Street, Penzance’.

## **8. NEW AND AMENDED PLANNING APPLICATIONS**

Following consideration, it was unanimously

**RESOLVED** that the comment of ‘no objection’ to the planning applications set out in Appendix B to the Agenda be approved.

(Proposed: Councillor Paul; seconded: Councillor Wilson)

The Committee then considered, in total, thirteen new and amended planning applications and its comments and votes are as detailed below:-

	<b>APP. NO.</b>	<b>APPLICANT</b>	<b>DEVELOPMENT</b>	<b>DECISION</b>	<b>RECORDED VOTE CLLRS PRESENT:</b>  <b>JS Power (Chair)</b> <b>SJ Reynolds (Vice-Chair)</b> <b>KM Baker</b> <b>PA Law</b> <b>DM Paul</b> <b>MA Wilson</b>
1.	<a href="#">PA26/02526</a>	Dr Eloise Pitts Crick	Conversion of existing outbuilding to provide annexe accommodation and link extension including alterations to existing dwelling. <b>Trevithal An Mor, Trevithal, Paul, Penzance</b>	No objection subject to the provision of shading for the proposed rooflights to prevent light spill in the West Penwith International Dark Sky Park.  <b>Proposed - Cllr Wilson</b> <b>Seconded - Cllr Reynolds</b>	<b>Unanimous.</b>
2.	<a href="#">PA26/02766</a>	Mr Ian Sinclair	Permission in principle for 1 dwelling (minimum of 1, maximum of 1). <b>Land To The Rear Of Britannia, Cliff Road, Mousehole</b>	No objection.  <b>Proposed - Cllr Wilson</b> <b>Seconded - Cllr Law</b>	<b>Councillors Law and Wilson in favour.</b> <b>Councillors Baker, Paul, Power and Reynolds abstained.</b>
3.	<a href="#">PA26/02930</a>	Mr Perry and Mrs Jo Mason	Retention of the change of use of ancillary building as self-contained letting unit. <b>Hea Barton, Treneere Lane, Heamoor</b>	No objection.  <b>Proposed - Cllr Reynolds</b> <b>Seconded - Cllr Wilson</b>	<b>Unanimous.</b>

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4.	<a href="#">PA26/01838</a>	Mr Hadrian Pigott	Conversion and extension of an existing building to form a self-build dwelling with associated site works including landscaping, stabilisation and access. <b>Jennings House, Jennings Street, Penzance</b>	No objection subject to the retention of the existing trees on site, excepting the self-seeded ash, if at all possible.  <b>Proposed - Cllr Wilson</b> <b>Seconded - Cllr Reynolds</b>	<b>Unanimous.</b>
5.	<a href="#">PA26/02902</a>	Mr Thomas Barnden	Replacement of existing 2 storey rear extension with slightly larger 2 and single storey extension. <b>25 Rosevean Road, Penzance</b>	An informed decision cannot be reached as there appears to be a discrepancy in the plans, in that the existing and proposed south east elevations appear to be identical despite a significant difference in size between the existing and proposed north west elevations.  <b>Proposed - Cllr Paul</b> <b>Seconded - Cllr Baker</b>	<b>Unanimous.</b>

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6.	<a href="#">PA26/03030</a>	Mr And Mrs Rodda	Demolition of Approved Barn Conversion to form Dwelling PA23/02105 & Prior Approval Conversion to C1 Guest House PA24/04946 and Construction of Two Self Build Dwellings & Associated Works with Variation of Condition 2 of Appeal Decision Notice APP/D0840/W/3370440 dated 02.02.2026. <b>Redundant Barns &amp; Block Building, Trevithal Farmhouse, Trevithal</b>	No objection.  <b>Proposed - Cllr Wilson Seconded - Cllr Reynolds</b>	<b>Unanimous.</b>
7.	<a href="#">PA26/02765</a>	Mr T S Choudhury	Conversion of former hair salon into residential flat with variation of Condition 2 of Decision Notice PA24/07826 dated 21.03.25 <b>Sallys Hair Stylist, 4 Parade Street, Penzance</b>	No objection.  <b>Proposed - Cllr Reynolds Seconded - Cllr Law</b>	<b>Unanimous.</b>

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8.	<a href="#">PA26/02623</a> <b>LISTED BLDG</b>	Christopher Jones Cornwall Council	Masonry repairs to the Lighthouse Pier at Penzance Harbour to arrest ongoing degradation of the pier, and movement around the lighthouse structure at the eastern end. The works may also involve investigative coring to determine the internal composition of the pier. <b>Street Record South Pier, Penzance</b>	No objection.  <b>Proposed - Cllr Wilson Seconded - Cllr Paul</b>	<b>Unanimous.</b>
9.	<a href="#">PA26/02677</a>	Richard Parker Trustees of Chariot SSAS	Proposed change of use and conversion of class A3 restaurant floorspace to create 5 (No.) self-contained flats. <b>33-34 Market Place, Penzance</b>	No objection.  <b>Proposed - Cllr Wilson Seconded - Cllr Law</b>	<b>Unanimous.</b>
10.	<a href="#">PA26/02611</a>	Mr M Siddles	Single Storey Extension to rear, New Front Porch and Associated Works. <b>1 Reens Road, Heamoor, Penzance</b>	No objection.  <b>Proposed - Cllr Reynolds Seconded - Cllr Wilson</b>	<b>Unanimous.</b>

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11.	<a href="#">PA26/02424</a> <b>LISTED BLDG</b>	Mr William Chapman	Structural repairs to deflected internal floors; extension of the wet heating system to unheated areas and provision of radiator boxes in principal rooms; installation of a radon sump in affected areas; upgrades to electrical installation (lighting, switching, wiring and sockets); restoration of misplaced chimney pots and provision of flue caps and liners; replacement of defective concrete tank plinth in the coal hole; internal redecoration and maintenance including wood panel repairs; joinery repairs to window shutters; provision of new loose fitted joinery; new boiler room in stable block with adaptations to existing chimney for flue. <b>Trereife House, Penzance</b>	No objection.  <b>Proposed - Cllr Wilson</b> <b>Seconded - Cllr Law</b>	<b>Unanimous.</b>



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12.	<a href="#">PA26/02511</a> <b>LISTED BLDG</b>	Anita Ballin	Alterations to existing utility room to form shower room. <b>21 North Parade, Penzance, TR18 4SN</b>	No objection.  <b>Proposed - Cllr Wilson</b> <b>Seconded - Cllr Paul</b>	<b>Unanimous.</b>
13.	<a href="#">PA26/02832</a>	Mrs Jones	Proposed reconfiguration and reduction of existing extension <b>Flat 1, Ruberry House, 9A St Marys Terrace, Penzance</b>	No objection.  <b>Proposed - Cllr Reynolds</b> <b>Seconded - Cllr Wilson</b>	<b>Unanimous.</b>

**9. TO NOTE ANY RESPONSES PROVIDED UNDER THE 'LOCAL COUNCIL PROTOCOL'**

There had been no responses submitted under the 'Local Council Protocol' since the preceding meeting of the Committee.

**10. APPOINTMENT OF MEMBER(S) TO REPRESENT PENZANCE COUNCIL**

There were no matters which required the appointment of Members to represent Penzance Council.

**11. MATTERS ARISING FOR REPORT ONLY**

There were no matters arising for report.

Meeting closed at 7:41 pm

Chair  
10 June 2026